

THE CITY OF CLAYTON

Board of Aldermen Meeting
Council Chambers - 10 N. Bemiston Avenue
November 8, 2011
7:00 p.m.

Minutes

Mayor Goldstein called the meeting to order and requested a roll call. The following individuals were in attendance:

Aldermen: Steve Lichtenfeld, Judy Goodman, Michelle Harris, Andrea Maddox-Dallas,
Cynthia Garnholz and Mark Winings

Mayor Goldstein
City Manager Owens
City Attorney O'Keefe

Mayor Goldstein asked for any questions or comments relating to the October 25, 2011 minutes, which were previously provided to the Board.

Alderman Harris moved to approve the October 25, 2011 minutes as corrected. Alderman Goodman seconded the motion.

The motion passed unanimously on a voice vote.

PUBLIC REQUESTS AND PETITIONS

None

A PUBLIC HEARING AND RESOLUTION TO CONSIDER APPROVING A CONDITIONAL USE PERMIT FOR CHOICE ST. LOUIS LLC, LOCATED AT

Alderman Lichtenfeld moved that the Board open the public hearing with regard to Resolution No. 11-44, a request for a Conditional Use Permit for Choice St. Louis LLC located at 7807 Clayton Road and request proof of publication. Alderman Goodman seconded.

The motion passed unanimously on a voice vote.

City Manager Owens reported this is a public hearing and resolution to consider approving a Conditional Use Permit for the operation of a food catering business and restaurant to be located in the space formerly occupied by a food catering business and a carry-out only restaurant known as Gourmet to Go. Gourmet-To-Go did not provide patron seating. A Conditional Use Permit was issued for the operation of Gourmet-To-Go in 1986.

Shahrzad (Sherry) Rouhani, owner of Choice St. Louis, LLC, is requesting a Conditional Use Permit to operate a new food catering business and restaurant to be named Choice St. Louis. The restaurant portion of the business will feature Mediterranean style cuisine including pastas and hamburgers. The applicant has indicated that the business is primarily a catering service

and as such, the interior dining area will provide seating for only 16 patrons. The outdoor dining area will provide seating for an additional 12 patrons. The tenant space is approximately 3,800 square feet in area.

The proposed hours of operation are 7:00 a.m. to 11 p.m. seven days a week. The restaurant will offer delivery service and the applicant has indicated that they plan to apply for a liquor license.

Based on the floor area and seating capacity, a minimum of two (2) parking spaces are required per the Zoning Regulations. Six (6) spaces will be provided on the west side of the building for exclusive use by the restaurant; three (3) for patrons and three (3) for employees, including one space for the delivery vehicle. Delivery service to the restaurant will be provided after 7:00 a.m. through the rear door.

The Plan Commission considered the request for the Conditional Use Permit at its October 17, 2011 meeting and voted unanimously to recommend approval to the Board of Aldermen.

The Architectural Review Board considered the proposed outdoor dining and identification signage at its October 17, 2011 meeting and voted unanimously to approve.

Staff recommendation is to approve a Conditional Use Permit for the operation of Choice St. Louis at 7807 Clayton Road.

Sherry Rouhani, owner, addressed the Board stating that her catering business will feature organic food that gives people a "choice" besides the fast-food choices that people and families tend to eat. She said that she is aware of the concern of the neighborhood's opposition for the 11:00 p.m. closing time and is willing to work with the City to resolve that issue. She said that her catering business started after she and her family had been dealing with health related illnesses. She would like to give back to the community by providing organic and healthy meal choices.

In response to Mayor Goldstein's question, Ms. Rouhani stated that her business started off catering to 20 kids and now feeds 3,000 kids from the city. She said that they prepare the food in bulk and deliver to the city schools.

In response to Alderman Winings' question, Ms. Rouhani stated that her business has several shifts with three to five people on each shift and they prepare the food on site and deliver to their clients. She said that most of her employees ride the Metro for transportation. She mentioned that at one time she owned another café in Clayton, Blackberry Café.

Alderman Winings expressed concern from neighbors with regard to adequate parking and disposal of trash in a timely manner. He asked Ms. Rouhani if she had considered making parking arrangements with the Maytag store or Expressions.

Ms. Rouhani stated that the majority of their customers would pick-up and go or the orders would be delivered. She said her purpose was to not open a big restaurant and that they needed the space to prepare the food because it is larger than their current location. She said that another option for parking is to look into the vacant lot across the street. She said that she had originally requested to rent parking meters, but was told that it was not possible at that location.

City Manager Owens noted that valet arrangements and parking meter rental rates had already been set and he would share that information at a later time.

In response to Alderman Lichtenfeld's question, Ms. Rouhani stated that they could possibly deliver to residences and that their purpose is to provide meals to families.

Alderman Lichtenfeld asked for clarity of the time with regard to delivery service to the restaurant and if it would be after 7:00 a.m.

Ms. Rouhani stated that catering delivery would be in the early morning. She said that they would be loading their delivery vans around 6:30 a.m. and would prefer to load them from the front door rather than the back door because there are no steps at the front of the building.

Alderman Winings expressed his concern about the 7:00 a.m. to 11:00 p.m. hours of operation and asked Ms. Rouhani if she would consider closing early, such as 9:30 p.m.

Ms. Rouhani said that she would certainly work with the neighborhood and honor that request to close at 9:30 p.m. She added that the earlier hours would benefit the neighborhood.

In response to Alderman Winings concerns, City Attorney O'Keefe explained to Ms. Rouhani that the City's ordinance prohibits delivery service to a business located in the parameters of a residential neighborhood before 7:00 a.m. and recommended an amendment to the conditional use permit as stated in the Request for Board Action that was distributed to the Board earlier in the evening.

Mayor Goldstein stated that she appreciates Ms. Rouhani's willingness to work with the City and is excited to have them as part of the Clayton businesses. She said that the former Gourmet To Go was a good business and did not hear of any problems when they were at that location. She asked Ms. Rouhani if they will also provide take-out service that Gourmet To Go had provided.

Ms. Rouhani confirmed that they would be providing take-out service and also promoting family friendly meals and service.

Alderman Lichtenfeld referenced the City's ordinance that prohibits construction noise before 7:00 a.m. and expressed his concern with the 5:00 a.m. – 7:00 a.m. catering delivery process. He stressed that any noise in the alley, particularly loading vehicles for catering deliveries before 7:00 a.m. would be heard by the residents that back up to the restaurant and wanted to stress the importance of vehicle loading at that time of the morning to be done through the front of the restaurant from Clayton Road.

Alderman Lichtenfeld also inquired about the frequency of trash pick-up in the alley due to a concern from the residents regarding the trash issue with Gourmet To Go.

Ms. Rouhani stated that she didn't see a problem with the amount of trash that would be generated that would be any different than the previous business and that if necessary she could request from the trash company for more frequent pick-ups to ensure that the dumpsters are continuously emptied.

Alderman Lichtenfeld recommended that Ms. Rouhani commit to trash removal on a daily basis.

Mayor Goldstein stated that she appreciates the good neighbor effort and wanted to make sure that Ms. Rouhani understood the Board's requests.

Alderman Goodman stated that she loves the restaurant's concept, but remained a little confused on whether or not Ms. Rouhani understood the recommendations. She suggested that the Board not vote on the approval until better clarified.

Ms. Rouhani expressed her concern regarding delaying the vote because the business was behind schedule on opening and that they were losing money.

In response to Alderman Garnholz's question, Ms. Rouhani confirmed that she understood the changes to the conditional use permit and would abide by the recommendations.

Mr. Walter Shifrin, resident, 925 S. Central Avenue, addressed the Board thanking them for being very thorough in the process and expressed his concerns about the noise, especially the dumpster noise when Gourmet To Go was located there. He commented that he will be glad to see a business in this location.

Alderman Lichtenfeld moved that the Board close the public hearing with regard to Resolution No. 11-44, a request for a Conditional Use Permit for Choice St. Louis LLC located at 7807 Clayton Road. Alderman Goodman seconded.

The motion passed unanimously on a voice vote.

City Attorney O'Keefe recommended that the following stipulations would be added as an amendment to the Conditional Use Permit that is before the Board tonight to read as follows:

"(3) Hours of catering operations shall be no earlier than 5:00 a.m. nor later than 11:00 p.m. Hours of restaurant operations shall be no earlier than 7:00 a.m. nor later than 9:30 p.m. seven days a week."

(7) Deliveries to the premises shall be no earlier than 7:00 a.m. nor later than 9:30 p.m. Any loading of catering delivery vehicles prior to 7:00 a.m. shall be through and at the front of the building only."

Alderman Lichtenfeld moved that the Board approve Resolution No. 11-44 as amended, and grant a Conditional Use Permit to Choice St. Louis LLC located at 7807 Clayton Road. Alderman Goodman seconded.

Mayor Goldstein again commented that she appreciates Ms. Rouhani's willingness to work with the City regarding the neighborhood concerns.

The motion passed unanimously on a voice vote.

AN ORDINANCE AUTHORIZING AND DIRECTING THE ISSUANCE, SALE AND DELIVERY OF SPECIAL OBLIGATION BONDS SERIES 2011 – SECOND READING

City Manager Owens reported that at the September 27, 2011, Board of Aldermen meeting, the Board approved a resolution that formally authorized the City to take such action as may be necessary to carry out the offering for sale of 2011 special obligation bonds. The purpose of the

special obligation bonds is to complete the renovation of the Clayton Police Department in FY2012, and other capital projects for Parks and Recreation and Public Works in FY2012 and 2013. The Parks and Public Works projects include the tennis center court rebuild, the walking trail and Hanley House improvements as well as streetscape, traffic signal improvements, Wydown resurfacing, and other smaller projects. The amount of bonds to be issued is approximately \$10,000,000. The series of bonds were competitively bid. The bonds will be repaid from an annual appropriation within the approved budget and has no property tax impact.

First reading of this ordinance was approved by the Mayor and Board of Aldermen on October 25, 2011. Bids for the bond issue were opened at 10:00 a.m. on Tuesday, November 8, 2011.

The Board has received a copy of the ordinance and supporting exhibits which are standard to any bond sale.

In accordance with the Notice of Bond Sale relating to the Bonds, sealed bids were received for the purchase of \$10,000,000 principal amount of Special Obligation Bonds, Series 2011, from various banks and investment firms. While seven (7) firms registered to bid only three (3) actually submitted bids for the City's \$10 million bond offering. The firms responding were Stifel, Nicolaus & Co., Inc, PNC Capital Markets, and Robert W Baird & Co., Inc. The bonds were read as follows:

Stifel, Nicolaus, & Co, Inc.	2.885803%
PNC Capital Markets	3.254164%
Robert W. Baird & Co., Inc.	3.501309%

It has been determined that the bid submitted by Stifel, Nicolaus & Co. Inc. is the best bid on the bonds, for a purchase price \$9,995,600.30 representing par of \$9,845,000 plus the net premium of \$150,600.30. The bond issuance will result in project funding of approximately \$9,777,500. The difference will cover the bond issuance costs including fees for bond counsel, financial advisor, paying agent, rating agency, official statement preparation and advertising totaling \$71,600 and the underwriter's discount of \$146,482.03. The bond provides approximately level annual debt service of approximately \$647,000 over the 20 year life. A copy of the bid summary and the debt service schedules were provided to the Board for their review.

Ms. Michelle Bock, Piper Jaffray, addressed the Board stating that they were thrilled at the results of receiving a 2.88% true interest rate.

In response to Alderman Harris' question, City Manager Owens stated that due to the lower interest rate there would be a savings in the City's approved budget.

City Attorney O'Keefe recommended an amendment to the ordinance to change the Bill No. 6286 text to Bill No. 6286.1 which will reflect the bond numbers from the awarded bid.

Alderman Lichtenfeld introduced Bill No. 6286.1, as amended authorizing and directing the issuance, sale and delivery of Special Obligation Bonds, Series 2011, of the City Of Clayton, Missouri; prescribing the form and details of the bonds; and authorizing certain other documents and actions in connection therewith to be read for the second time by title only. Alderman Goodman seconded.

City Attorney O'Keefe reads Bill No. 6286.1 as amended for the second time; Alderman Lichtenfeld – Aye; Alderman Goodman – Aye; Alderman Harris – Aye; Alderman Maddox-

Dallas – Aye; Alderman Garnholz – Aye; Alderman Winings – Aye; and Mayor Goldstein – Aye. The Bill was adopted and became Ordinance No. 6170 of the City of Clayton.

AN ORDINANCE APPROVING AN AMENDMENT TO THE LEASE AGREEMENT BETWEEN THE CITY OF CLAYTON AND THE CLAYTON CHILD CENTER

Alderman Winings recused himself due to a conflict of interest.

City Manager Owens reported that on September 28, 1989, the City of Clayton entered into a lease agreement with Clayton Child Center for the property located at #1 Oak Knoll Park. On October 24, 1990, the Board of Aldermen approved a first amendment to the lease agreement. On August 9, 2011 a second lease amendment was approved by the Board of Aldermen. In negotiations for a new lease between the City of Clayton and the Clayton Child Center the request was made by the Clayton Child Center for a six month extension of the existing lease in order to afford them the time they need to make a determination about a new lease. The elements of the third amendment are:

- The existing lease will be extended for six month with the new expiration date of June 30, 2012.
- The Clayton Child Center will begin paying rent, in the amount of \$1,413.66 per month, effective January 1, 2012.
- All other conditions of the existing lease will remain in effect.

Recommendation is to approve the ordinance amending the lease between the City of Clayton and the Clayton Child Center dated September 28, 1989, as amended October 24, 1990 and August 9, 2011.

Alderman Lichtenfeld introduced Bill No. 6288, an ordinance to approve an amendment to the Clayton Childcare Center lease agreement to be read for the first time by title only. Alderman Goodman seconded.

In response to Alderman Goodman's question, City Manager Owens confirmed that the Clayton Childcare Center is responsible for all of the repairs.

City Attorney O'Keefe reads Bill No. 6288, an ordinance to approve an amendment to the Clayton Childcare Center lease agreement for the first time by title only.

The motion passed unanimously on a voice vote.

Alderman Lichtenfeld introduced Bill No. 6288, an ordinance to approve an amendment to the Clayton Childcare Center lease agreement to be read for the second time by title only. Alderman Goodman seconded.

City Attorney O'Keefe reads Bill No. 6288 for the second time; Alderman Lichtenfeld – Aye; Alderman Goodman – Aye; Alderman Harris – Aye; Alderman Maddox-Dallas – Aye; Alderman Garnholz – Aye; Alderman Winings – Aye; and Mayor Goldstein – Aye. The Bill was adopted and became Ordinance No. 6171 of the City of Clayton.

A RESOLUTION APPROVING A CONTRACT WITH HEIDEMAN ASSOCIATES, INC. FOR THE SHAW PARK TENNIS CENTER ENGINEERING SERVICES

City Manager Owens reported that on June 17, 2011 the Parks & Recreation Department issued a Request for Qualifications for companies to create construction documents for the Shaw Park Tennis Center Project. On July 22, 2011 three companies submitted their Statement of Qualifications. After reviewing the qualifications interviews were scheduled with Bax Engineering and Heideman Associates. As a result of the interviews and reference checks, staff chose Heideman Associates, Inc. for the project.

The initial fee proposal was \$54,200.00, but staff was able to negotiate this down to \$52,200.00. The total budget for this project is \$750,000 and this work equates to 7% of the total project cost. Staff had estimated that this work would cost up to 10% of the total project cost.

The scope of work includes working directly with the Parks and Recreation Department to develop and coordinate the completion of construction documents and construction administration required for the permitting, bidding and construction of tennis courts for the Shaw Park Tennis Center.

The Capital Fund includes \$750,000.00 for Shaw Park Tennis Center Project.

Recommendation is to approve a resolution to authorize a contract with Heideman Associates, Inc. in the amount of \$52,200.00 for Shaw Park Tennis Center Engineering services.

Alderman Lichtenfeld moved to approve Resolution No. 11-45, a contract with Heideman Associates Inc. for the Shaw Park tennis center engineering services project. Alderman Goodman seconded.

In response to Mayor Goldstein's question, Mr. Michael Villoff, Hiedeman Associates, addressed the Board explaining that they would help in the bidding process and that they have already had the survey crews out at the site. He added that they are in the process of getting designs drawn and once that is ready they will review the plans with the staff and submit them to MSD for permitting due to the water quality issues.

Patty DeForrest added that once that process is complete they will send the project out for bidding; Heideman Associates will help review the bids that are received and move forward to hire a construction company. She said that June 2012 is the targeted completion date.

Alderman Harris commented that the Parks & Recreation Commission was given a very nice presentation at a recent meeting. She said that although this is a big expenditure the project has been delayed for some time and during that delay the City has lost some of the tennis center's users and instructors. She said that once they move forward with the project the new center will bring those users and instructors back and help provide revenue to the City.

The motion passed unanimously on a voice vote.

A RESOLUTION APPROVING CONTRACTS FOR THE CONVERSION OF 10 SOUTH BRENTWOOD INTO A MUNICIPAL AND POLICE FACILITY

City Manager Owens reported that on June 28, 2011, the City of Clayton Board of Alderman approved a contract with Thornburgh Abatement for bid package #1, Demolition, and bid package #2, Environmental Abatement. This work has been substantially completed.

On September 27, 2011, the Board of Aldermen approved contracts for following bid packages:

Bid Package	Contractor
#4 Fire Protection	Fire Tech
#5 Plumbing	DeLuca Plumbing
#6 HV/AC	Icon Mechanical
#7 Electrical	Kaemmerlen Electric

Bids for package # 3, General Building, were opened on October 25th. The result of that bid opening is attached as Exhibit A.

City staff recommends awarding bid package # 3, General Works, with bid alternates # 1, # 7A, # 10, and # 8, to Pinnacle Contracting, Inc.; for a total contract value of \$5,200,700. (\$5,249,296 was budgeted for this work.)

Bid Package # 3, General Works	Amount
Base bid	\$4,980,000
Alternate #1 for temporary concrete (until streetscape project is completed in 2013)	\$12,100
Alternate # 7A for sound proofing for a tenant generator to be installed in the carriage house	\$8,000
Alternate # 10 for project General Conditions	\$175,600
Alternate # 8 to install rubber stair treads on garage stairs	\$25,000
Total Contract	\$5,200,700

Bids for package #8, Solar Array, were opened on September 20th. Bids were invited for any or all of the following:

1. Solar modules mounted at a 20 degree angle; attached to top deck of garage.
2. Modules elevated and flat, or nearly flat; mounted on a designed steel trellis.
3. Alternate design for mounting solar modules; in a manner to be proposed by bidder.

The result and analysis of the bids received are attached as Exhibit B. City staff recommends awarding bid package #8, Solar Array, to Brightergy; for modules elevated and flat, or nearly flat; mounted on a designed steel trellis; for an amount of \$1,107,000. After installing the solar array, the City expects to receive a reimbursement of \$661,500 from an Energize Missouri Communities Grant, and an additional \$100,000 from Ameren's Qualified Net Metering Program; resulting in a net cost to the City of \$345,500.

It is also requested that City staff be authorized to approve change orders in an amount not to exceed 10% of each bid. This contingency would be used to cover expenditures to correct unknown site issues that become apparent during the project.

A current budget summary follows:

<p align="center">City of Clayton, Missouri 10 South Brentwood Budget Summary November 8, 2011</p>		
Bid Package	Type	Total Cost
#1 - Demolition	Actual: Included with Package # 2, below	

#2 - Environmental Abatement	Actual	\$1,225,442
#3 - General Building	Actual	\$5,200,700
#4 - Fire Protection	Actual	\$499,549
#5 - Plumbing	Actual	\$748,800
#6 - HVAC	Actual	\$2,619,000
#7 - Electrical	Actual	\$2,314,920
#8 - Solar Array	Actual *	\$345,500
#9 - Tenant #2 Improvements	Budgeted	\$230,769
November 8, 2011 - CURRENT		\$13,184,680
VS.		
August 19, 2011 - BUDGET		\$13,024,514
Over Budget		\$160,166
Total Project Contingency		\$1,672,754
* Cost after anticipated rebates of \$661,500 from an Energize Missouri Communities Grant, and an additional \$100,000 from Ameren's Qualified Net Metering Program.		

Staff recommendation is to approve a resolution authorizing contracts for bid package #3, General Works, and bid package #8, Solar Array, as discussed.

Josh Mendel, Lawrence Group and Dave Lowe, Paric Corporation, addressed the Board summarizing the informational materials that was provided to the Board and explained their process that came to their recommendation.

City Manager Owens pointed out the section on the report that shows the criteria used to bid to rank the bid results. He explained that there were four criteria with one as the lowest cost, but there are also three other criteria stipulations which were all part of the original bid documents for the solar arrays.

Mike Pratt explained that one of the initial issues was to design two alternates for the solar array bidding, one being on the deck and the other to be elevated. The Plan Commission desired to open up to alternate bids which require communicating the criteria that will be awarded. The bid cannot be necessarily the lowest bid because then someone could offer a design that did not meet any of the other criteria and that would not be the best value to the City and the listed criteria they felt was appropriate to include in the bid documents so that everyone knew what they were awarding on.

In response to Alderman Garnholz's question with regard to the grant compliance column on the report, Mike Pratt explained that if the bidder did not produce the minimum level of power as required by the grant then the grant would not be fulfilled and the City could not be reimbursed by the grant.

In response to Alderman Maddox-Dallas' question, Mike Pratt explained that everyone was allowed to bid on an alternate and that it was a choice to bid on an alternate, but they were not required to do so.

In response to Mayor Goldstein's question, Mike Pratt stated that the consultants did a very thorough job of evaluating each bid and referenced the matrix. He said that they compared every combination that could be thought of and afterwards the City staff requested the team to go back and review more. He said that in every comparison Brightergy showed to be the best value given the criteria.

Mr. Lowe added that they assembled a team that consisted of Mr. Mendel, himself, and the Deborah Sheen, the project estimator from Paric. They held several work sessions and reviewed all of the bid criteria information, assessed all of the technical information and transferred that information to the matrix to make the transition in helping make the selection. He said that they conducted post-bid interviews with all of the bidding contractors to make sure they understood the information that the bidders proposed along with checking out their references.

City Manager Owens added that the Plan Commission strongly encouraged the City to install an elevated solar array(s) and that is why the bid process was sent out again to make sure they received all of the possibilities covered. He said that they also have an option to deck-mount and believe that the value that is provided in raising the panels up is worth it and abiding by the strong encouragement of the Plan Commission.

Mayor Goldstein stated that after the initial decision to place the panels on the deck it occurred to her that it had to be a lot more expensive to go back and remove what was done, put up trellises and reinstall something else and probably pay for it twice. She said that while budget is always an issue it is better to do something right the first time and be fiscally responsible.

Alderman Lichtenfeld commended the design team, construction team and Public Works leadership because they came up with a solution that the Plan Commission recommended and really they met all of the criteria much better than he would have expected. He said that the amount of detail included is mind-boggling and the return of investment is beneficial to the City.

Mayor Goldstein inquired that it is a little higher than what was anticipated, but in summary the City saved on some of the other construction, spending slightly more on the solar panels and could possibly be about even.

Mike Pratt stated that regarding the cost summary he feels that the City is in very good shape as it relates to the budget. He agrees that it is a good value to elevate the panels because they are getting them for about \$100,000 less than originally planned saving about 50 to 60 parking spaces.

In response to Alderman Harris' question, Mike Pratt said that the City originally budgeted approximately \$600,000 for the project. Mr. Mendel said that the life of solar modules is 25 years and the steel trellis can last anywhere from 50 to 100 years.

Alderman Goodman commented that she is puzzled by the grant compliance and asked for clarification because the matrix shows that one bidder did not meet the grant compliance. She asked what they did or did not do to not meet the requirements.

Mike Pratt explained that the grant compliant minimum energy production is 113.134 kilowatt hours per year and that during the post-bid interview with Aschinger w/Microgrid showed that they would only be producing 104 kWh hours and, therefore their bid was not grant compliant by

not producing the minimum of 113kWh. He said that it was his understanding during the post-bid interview that they did not take shading into account for the production of the electricity of the solar and it became apparent that this was an error in not meeting the requirement. He believes it was their intention to meet the requirement, but that it was an oversight.

Alderman Maddox-Dallas and Mayor Goldstein thanked Mike Pratt and the consultants for explaining in detail the process. Mayor Goldstein added that this was a great outcome and commended them on a good job.

Alderman Lichtenfeld moved to approve Resolution No. 11-46, contracts for the conversion of 10 S. Brentwood Boulevard into a municipal and police facility. Alderman Goodman seconded.

The motion passed unanimously on a voice vote.

MOTION TO APPOINT PROVISIONAL MUNICIPAL JUDGE

Alderman Lichtenfeld moved to approve the reappointment of Dan Raniere to continue serving as a provisional judge. Alderman Goodman seconded.

The motion passed unanimously on a voice vote.

Other

Mayor Goldstein reported that she was a guest on a local radio show over the weekend on how to promote a business. She praised City Manager Owens and Economic Developer Gary Carter and said that she gave out the City's contact information for anyone who is looking to do business in the City. She said that the radio station will provide a copy of the interview so that the City can put on its web page. She enjoyed talking and promoting the City.

Mayor Goldstein reported that she attended the Washington University Founders' Day event and Susan Block, owner of the Designing Block located in Clayton, was one of the honorees. She said that the event was very nice.

Alderman Lichtenfeld said that he was glad to be back after a very nice vacation trip.

Alderman Harris commented that she had the opportunity to listen to Mayor's Goldstein's radio show interview and commended her on a job well done.

There being no further regular business, Alderman Winings moved that Board adjourn to a closed meeting, with a closed vote and record, as authorized by Section 610.021(1), (2) and (3) Revised Statutes of Missouri, relating to legal issues, real estate and/or personnel, and to discuss matters related to negotiation of a contract pursuant to Section 610.021(12), RSMo. and/or proprietary information pursuant to Sec. 610.021(15). Alderman Harris seconded the motion.

The motion passed unanimously on a roll call vote cast as follows: Alderman Lichtenfeld – Aye; Alderman Goodman – Aye; Alderman Harris – Aye; Alderman Maddox-Dallas – Aye; Alderman Garnholz – Aye; Alderman Winings – Aye; and Mayor Goldstein – Aye.

The regular meeting adjourned at 8:40 p.m.

Mayor

ATTEST:

City Clerk